



RP-485-a (1/05)

NEW YORK STATE DEPARTMENT OF TAXATION & FINANCE
OFFICE OF REAL PROPERTY TAX SERVICES

RECEIVED

APPLICATION FOR REAL PROPERTY TAX
EXEMPTION FOR RESIDENTIAL-COMMERCIAL URBAN EXEMPTION PROGRAM
(Real Property Tax Law, Section 485-a)

JUL 13 2018

(Instructions for completing this form are contained in Form RP-485-a-Ins)

DEPT. OF ASSESSMENT
AND TAXATION1. Name and telephone no. of owner(s)
The Alexandre Apartments, LLC

2. Mailing address of owner(s)

168 North Street

Buffalo, New York 14201-1525

Day No. (716) 604-7178

Evening No. ()

E-mail address (optional) ajudd@thealexandrebuffalo.com

3. Location of property (see instructions)

510 Washington Street

Street address

Buffalo

School district

Buffalo

City/Town

Village (if any)

Property identification (see tax bill or assessment roll)

Tax map number or section/block/lot 1402000009006000

4. General description of property for which exemption is sought (if necessary, attach plans or specifications):

21,000 sq. ft. former Loew's Warehouse constructed in 1920.

5. Use of Property: Mixed use: 12 residential units, commercial space

6. Describe alteration, installation or improvement made to convert the non-residential property to mixed-use: Comprehensive adaptive reuse

7. Cost of alteration, installation or improvement: \$3,995,000

8. Date construction of alteration, installation or improvement was commenced: May 2017

9. Date completed (attach certificate of occupancy or other documentation of completion): April 19, 2018

10. Other exemptions.

- a. Is the property receiving or has it ever received any other exemption from real property taxation?
☐ Yes ☒ No

- b. If yes, what exemption was received? _____ When? _____

Were payments in lieu of taxes made during the term of that exemption? No

If so, attach a schedule showing the amounts and dates of such payments, and the purposes for which such payments were made (i.e., school district, general municipal, etc.). Also attach any related documentation, such as a copy of the agreement under which such payments were made.

CERTIFICATION

I, Amy Judd, hereby certify that the information on this application and any accompanying pages constitutes a true statement of facts.

Amy E Judd
 Signature

July 10, 2018

Date

FOR ASSESSOR'S USE

1. Date application filed: 7/13/18 2. Applicable taxable status date: 12/1/18
 3. Action on application: ☒ Approved ☐ Disapproved
 4. Assessed valuation of parcel in first year of exemption: \$ 1,300,000.
 5. Increase in total assessed valuation in first year of exemption: \$ 1,200,000.
 6. Amount of exemption in first year: 1,200,000.

	Percent	Amount
County	<u>0%</u>	\$ <u>0</u>
City/Town	<u>100%</u>	\$ <u>1,200,000.</u>
Village	<u>—</u>	\$ <u>—</u>
School District	<u>100%</u>	\$ <u>1,200,000.</u>

J McCabe
 Assessor's signature

11/27/18
 Date



CITY OF BUFFALO
DEPARTMENT OF
ASSESSMENT & TAXATION



BYRON W. BROWN
MAYOR

MARTIN F. KENNEDY
COMMISSIONER

March 1, 2019

The Alexandre Apartments LLC
168 North St.
Buffalo, NY 14201

Re: 485-a Real Property Tax Exemption
Re: 510 Washington
SBL # 111.46-9-6 Bill # 01643800
Assessed Value: \$1,300,000.
Increase in assessment: \$1,200,000.

Dear Amy Judd,

Your application for an RPTL 485-a real property tax exemption has been approved for the above referenced property.

This exemption is for a period of twelve years, and will commence with the City of Buffalo 2019-2020 fiscal year tax and assessment roll. The exemption is calculated on the increase in assessment noted above.

Years	Percentage
1 – 8	100%
9	80%
10	60%
11	40%
12	20%

The remainder of the assessment will remain taxable during this period.

If you have any questions, please do not hesitate to call me at 716-851-5748.

Sincerely,

Judith A. McCabe

Assessor